

**TOWN OF BUCKEYE**  
**REGULAR COUNCIL MEETING**

**JANUARY 18, 2005**

**AGENDA**

**Town Council Chambers**  
**100 N. Apache Road**  
**Buckeye, AZ 85326**  
**7:00 p.m.**

*Accessibility for all persons with disabilities will be provided upon request. Please telephone your accommodation request (623 326-6673) 72 hours in advance if you need a sign language interpreter or alternate materials for a visual or hearing impairment. (TTD 623 386-4421)*

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*Members of the Town Council will either attend in person or by telephone conference call or video presentation. Items listed may be considered by the Council in any order.*

**REVISED AGENDA:**

**POSTED JANUARY 17, 2005 4:00 P.M.**

**ITEM 5Y – PERSONNEL BOARD APPOINTMENT HAS BEEN  
ADDED TO THE AGENDA.**

**1. Call to Order/Pledge of Allegiance/Roll Call.**

*Council Action: None.*

**2. Comments from the Public – Members of the audience may comment on any item of interest.**

*Council Action: Open Meeting Law does not permit Council discussion of items not specifically on the agenda.*

*Approval of items on the Consent Agenda – All items with an (\*) are considered to be routine matters and will be enacted by one motion and vote of the Town Council. There will be no separate discussion of these items unless a Councilmember requests, in which event the item will be removed from the consent agenda and considered in its normal sequence.*

**CONSENT AGENDA**

**\*3. Council to consider approval of the minutes of the January 4, 2004 regular Council meeting.**

**\*4. Council to consider invoices due by the Town for payment. Copies of invoices are available at Town Hall.**

**5. New Business**

**\*5A. Council to consider a request from Father Goraieb of St. Henry's Church for a waiver of fees for use of the Community Center on February 2, 2005 from 6 to 7:30 p.m.**

**\*5B. Council to consider, and if advisable, award a three to five year fuel service agreement for the Buckeye Airport.**

**\*5C. Council to consider, and if advisable, approve the request from the Buckeye Valley Chamber of Commerce for a Special Event Application in connection with Helzapoppin Carnival.**

**\*5D. Council to consider, and if advisable, approve the request from Buckeye Rotary for a Special Events Liquor License in connection with a fundraiser to be held at the Rotary Grounds on February 5<sup>th</sup> and 6<sup>th</sup>.**

**\*5E. Council to consider, and if advisable, extend up to nine months the appointment of Ron Brown as Finance Director.**

**\*5F. Council to consider, and if advisable, enter into a engineering service contract with NFra, Inc. for the reconstruction of Fifth Street between Monroe Avenue and Beloit Road, Seventh Street between Mahoney Avenue and Beloit Road, and Narramore Avenue between MC 85 and the entrance to the high school.**

*Council Action: Motion to approve consent agenda items \*3, \*4, \*5A, \*5B \*5C, \*5D, \*5E, and \*5F.*

**NON CONSENT AGENDA ITEMS**

**5G. Public Hearing – A public hearing will be conducted to hear citizen input on the proposed increase in the Town of Buckeye water and wastewater (sewer) basic charges, minimum monthly charges, and volume rates pursuant to ARS Section 9-511.01.**

*Council Action: None.*

**5H. Public Hearing – A public hearing will be conducted to hear citizen input on the revised proposed intention to assess new, and increase existing, development fees.**

*Council Action – None.*

**5I. Council to consider, and if advisable approve or deny Resolution No. 02-05 of the Town of Buckeye, Arizona, setting basic charges, minimum monthly charges, and volume rates for water and sewer utilities for the Town of Buckeye and those served by the Town of Buckeye.**

*Council Action – Discussion and possible action.*

**5J. Council to consider, and if advisable adopt Ordinance No. 01-05 increasing the corporate limits of the Town of Buckeye for the annexation of 447 acres generally located in portions of Section 23, 24, and 25, Township 1 North, Range 5 West of the Gila and Salt River Base and Meridian, and read by title only. Request by Penny Newton of CMX on behalf of Cipriani L.L.C. CIPRIANI A04-13**

*Council Action: Discussion and possible motion.*

**5K. Council to consider, and if advisable adopt Resolution No. 03-05 approving a General Development Plan Amendment in that area generally being two locations, one location generally being southwest of Interstate 10 and Johnson Road and the other location being in general proximity to the intersection of Broadway Road and Johnson Road with both areas also generally being located in portions of Section 12, 13, 23, 24, and 25, Township 1 North, Range 5 West of the Gila and Salt River Base and Meridian, Maricopa County, from RR (Rural Residential) to PC, (Planned Community). Request by Penny Newton of CMX on behalf of Cipriani, L.L.C. CIPRIANI, MGA04-250**

*Council Action: Discussion and possible motion.*

**5L. Council to consider, and if advisable adopt Ordinance No. 02-05 amending the Land Use District Map of the Town in that area generally being two locations, one location generally being southwest of Interstate 10 and Johnson Road and the other location being in general proximity to the intersection of Broadway Road and Johnson Road with both areas also generally being located in portions of Section 12, 13, 23, 24, and 25, Township 1 North, Range 5 West of the Gila and Salt River Base and Meridian, Maricopa County, from RR (Rural Residential) to PC, (Planned Community) and read by title only. Request by Penny Newton of CMX on behalf of Cipriani, L.L.C. CIPRIANI RZ04-251**

*Council Action: Discussion and possible motion.*

**5M. Council to consider, and if advisable adopt Resolution No. 04-05 authorizing a Major General Plan Amendment to the Town's General Development Plan Land Use District Map and designating approximately 305 acres generally located east of Miller Road between McDowell Road and Yuma Road as Planned Residential instead of the Rural Residential designation. Request by John Garretson. GARRETSON MGPA04-242**

*Council Action: Discussion and possible motion.*

**5N. Council to consider, and if advisable adopt Ordinance No. 03-05 amending the Land Use District Map of the Town in the area generally located east of Miller Road between McDowell Road and Yuma Road from R-43, (Maricopa County) to PR Planned Residential and read by title only.**

**Request by John Garretson.**

**GARRETSON RZ04-423**

*Council Action: Discussion and possible motion.*

**5O. Council to consider, and if advisable adopt Resolution No. 05-05 authorizing a Major General Plan Amendment to the Town's General Development Plan Land Use District Map and designating approximately 194 acres generally located south of Beloit Road and east of Rooks Road to Planned Residential (approximately 159 acres) and Commercial Center (approximately 35 acres) instead of the Rural Residential designation. Request by Kyle Hindman. HINDMAN MGPA940-275**

*Council Action: Discussion and possible motion.*

**5P. Council to consider, and if advisable adopt Ordinance No. 04-05 amending the Land Use District Map of the Town in the area generally located south of Beloit Road and east of Rooks Road from R-43 (Maricopa County) to PR, Planned Community and CC, Commercial Center and read by title only. Request by Kyle Hindman. HINDMAN RZ04-276**

*Council Action: Discussion and possible motion.*

**5Q. Council to consider, and if advisable adopt Resolution No. 06-05 approving a General Development Plan Amendment in that area located generally northeast from the intersection of Rooks Road and Southern Avenue from PC, Planned Community to PR, Planned Residential. Request by Trimark Development. TRIMARK GPA04-288**

*Council Action: Discussion and possible motion.*

**5R. Council to consider, and if advisable adopt Ordinance No. 05-05 amending the Land Use District Map of the Town in that area located generally northeast from the intersection of Rooks Road and Southern Avenue from RR, Rural Residential to PR, Planned Residential and CC, Commercial Center and read by title only. Request by Trimark Development for the rezoning of approximately 120 acres from RR to CC (15 acres) and PR (105 acres). TRIMARK RZ04-287**

*Council Action: Discussion and possible motion.*

**5S. Council to consider, and if advisable, adopt Resolution No. 07-05 approving a General Development Plan Amendment in that area located generally south of Lower Buckeye Road, north of the R.I.D. Canal, west of Watson Road and east of Miller Road also generally as located in the north half of Section 20 and 21; a portion of the southern half of Section 16, and a portion of the northeast one quarter of Section 19, Township 1 North, Range 3 West of the Gila and Salt River Base and Meridian, Maricopa County from PR, Planned Residential to PC, Planned Community. Request by Steve Kellogg of Coe & Van Loo, on behalf of Marven Investments, L.L.L.P. and Shea Homes Limited Partnership consisting of approximately 706 acres. YOUNGKERS/SHEA HOMES GPA04-290**

*Council Action: Discussion and possible motion.*

**5T. Council to consider, and if advisable, adopt Ordinance No. 06-05 amending the Land Use District Map of the Town in that area located generally south of Lower Buckeye Road, north of the R.I.D. Canal, west of Watson Road and mostly east of Miller Road also generally as located in the north half of Section 20 and 21; a portion of the southern half of Section 16, and a portion of the northeast one quarter of Section 19, Township 1 North, Range 3 West of the Gila and Salt River Base and Meridian, Maricopa County, from the RR, Rural Residential to the PC, Planned Community and read by title only. Request by Steve Kellogg of Coe & Van Loo, on behalf of Marven Investments, L.L.L.P. and Shea Homes Limited Partnership YOUNGKER/SHEA HOMES RZ04-289**

*Council Action: Discussion and possible motion.*

**5U. Council to consider, and if advisable, adopt Resolution No. 08-05 authorizing a Major General Plan Amendment to the Town's General Development Land Use District Map and designating approximately 135 acres generally located north and east of the intersection of Rooks Road and Broadway Road as Planned Residential instead of the Rural Residential designation. Request by Sunwest Valley Developers. SUNWEST VALLEY DEVELOPERS MGPA04-304**

*Council Action: Discussion and possible motion.*

**5V. Council to consider, and if advisable, adopt Ordinance No. 07-05 amending the Land Use District Map of the Town in that area generally located north and east of the intersection of Rooks Road and Broadway Road from R-43, Maricopa County, to Planned Residential, PR, and read by title only. Request by Sunwest Valley Developers. SUNWEST VALLEY DEVELOPERS RZ04-305**

*Council Action: Discussion and possible motion.*

**5W. Council to consider, and if advisable, adopt Resolution No. 09-05 placing on the ballot at the election to be conducted on May 17, 2005, the question of whether the Town should be divided into election districts for the purpose of electing Town Council Members from those districts rather than at large.**

*Council Action: Discussion and possible motion.*

**5X. Council to consider, and if advisable, award a construction contract to the lowest responsive and responsible bidder, R. K. Sanders Company, in the amount of \$913,473 for the Rancho Sunora perimeter wall.**

*Council Action: Discussion and possible motion.*

**5Y. Council to consider, and if advisable, reappoint Murel Stephens to the Personnel Board.**

*Council Action: Discussion and possible motion*

**6. Town Manager's Report** – *The Manager may provide a brief summary of current events, however, there can be discussion on the following matters:*

- *Manager's update on Council related matters.*
- *Update on Legislative issues.*

**7. Comments from the Mayor and Council** – *Mayor and Council may present a brief summary on current events. The Council may not propose, discuss, deliberate, or take any legal action of information presented. Council may direct inquires of staff.*

**8. Adjournment.**

*Council Action: Motion to adjourn.*